

192  
PETITION FOR SPECIAL HEARING  
TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY: 91-189-SPH

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Hearing under Section 501.7 of the Baltimore County Zoning Regulations, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve the site plan in M.R. zone

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of the above Special Hearing advertising, posting, etc., upon filing of this Petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser: Legal Owner(s):  
(Type or Print Name) Parkway Machine Corporation  
Signature: (Type or Print Name)  
Address: 1930 Greenspring Drive 252-1020  
City and State: Timonium, Maryland 21093  
Attorney for Petitioner: John B. Gontum  
(Type or Print Name)  
Signature: 809 Eastern Boulevard  
Address: Baltimore, Maryland 21221  
City and State: Baltimore, Maryland 21221  
Attorney's Telephone No.: 686-8274

ORDERED By The Zoning Commissioner of Baltimore County, this 16 day of Oct 1990, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 17 day of Jan 1991 at 2 o'clock P.M.

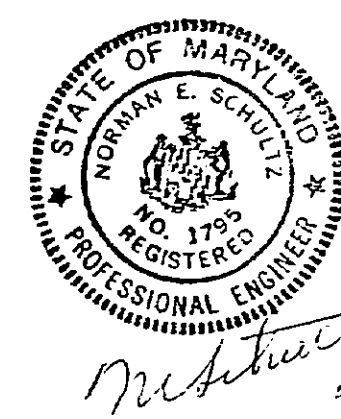
FILED 9/20/90 BY JLL  
ANY TIME OR DAY  
IN A PRNG.  
J. Robert Haines  
Zoning Commissioner of Baltimore County

192  
PROPERTY DESCRIPTION  
2301 YORK ROAD  
91-189-SPH

All that parcel or parcels of land located in the County of Baltimore, State of Maryland, and being known and designated as Lot Nos. 4 & 5, as shown on a Plat entitled "Stratford Industrial Site", which Plat is recorded among the Land Records of Baltimore County in Plat Book C.L.B. No. 24, folio 36, and more particularly described as follows:

Beginning at a point 79 feet East of the centerline of York Road, 66 feet wide, at a distance of 733.44 feet Northwest from the centerline of Roundridge Road and running thence N 18 30' 21" 80.21 feet to a point; thence running Northwest along a curve having a radius of 465 feet for a distance of 250.78 feet; thence running Northwest along a curve having a radius of 82.00 feet for a distance of 41.84 feet; thence running N 72 57' 30" E 630.79 feet to a point; thence running S 02 02' 46" W 550 feet to a point; thence running due West 547.61 feet to the place of beginning; containing 6.170 acres. The improvements thereon being known as 2301 York Road, in the 8th Election District.

Together with the right to the use in common with others entitled thereto of the service road leading to and from York Road and designated as "Widening for Service Road" on a Plat entitled "Stratford Industrial Site" which Plat is recorded among the Land Records of Baltimore County in Plat Book C.L.B. No. 24, Folio 36, all as set forth in a Deed dated December 15, 1961 and recorded among the Land Records of Baltimore County in Liber W.J.R. No. 3935, Folio 583, between The Star Construction Company, et al, and Fawn Plastics Company, Inc.



Baltimore County  
Zoning Commissioner  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

Account: R 001-6150  
Number: 3544

Date: 9/28/90  
H9100142

PUBLIC HEARING FEES QTY PRICE  
040 -SPECIAL HEARING (OTHER) 1 X \$175.00  
TOTAL: \$175.00

LAST NAME OF OWNER: PARKWAY MACH.

0440480060MICHRC  
BA C009:53AM09-28-90 \$175.00

Cashier Validation: Please make checks payable to: Baltimore County

91-189-SPH  
CERTIFICATE OF POSTING  
ZONING DEPARTMENT OF BALTIMORE COUNTY  
Towson, Maryland

District: 8th Date of Posting: 10/10/90  
Posted for: Special Hearing  
Petitioner: Parkway Machine Corp.  
Location of property: E/S York Rd, 733' N of Round Ridge Rd  
2301 York Rd.  
Location of Sign: Facing York Rd, corner 28' E. 780 S. York Rd.  
Remarks: property of Parkway Machine Corp.  
Posted by: J. Robert Haines  
Number of Signs: 1

CERTIFICATE OF PUBLICATION

TOWSON, MD., 12-20-1990  
THIS IS TO CERTIFY, that the annexed advertisement was published in TOWSON TIMES, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 12-13-1990

TOWSON TIMES.

S. Zeke Olson  
Publisher

\$ 71.69

CERTIFICATE OF PUBLICATION

TOWSON, MD., 12-20-1990  
THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 12-13-1990

THE JEFFERSONIAN,

S. Zeke Olson  
Publisher

\$ 71.69

Baltimore County  
Zoning Commissioner  
Office of Planning & Zoning  
Towson, Maryland 21204  
(301) 887-3353  
J. Robert Haines  
Zoning Commissioner

DATE: 1-3-91

Parkway Machine Company  
1930 Greenspring Drive  
Timonium, Maryland 21093

RE: Petition for Special Hearing  
CASE NUMBER: 91-189-SPH  
E/S York Road, 733' N of Round Ridge Road  
(#2301 York Road)  
8th Election District - 3rd Councilmanic  
Petitioner(s): Parkway Machine Corporation

Dear Petitioner(s):

Please be advised that \$ 96.69 is due for advertising and posting of the above captioned property.  
THIS FEE MUST BE PAID AND THE ZONING SIGN & POST SET(S) RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT ISSUE. DO NOT REMOVE THE SIGN & POST SET(S) FROM THE PROPERTY UNTIL THE DAY OF THE HEARING.

Please make your check payable to Baltimore County, Maryland. Bring the check and the sign & post set(s) to the Zoning Office, County Office Building, 111 W. Chesapeake Avenue, Room 113, Towson, Maryland fifteen (15) minutes before your hearing is scheduled to begin.

J. ROBERT HAINES  
ZONING COMMISSIONER  
BALTIMORE COUNTY, MARYLAND

cc: John B. Gontum, Esq.

Baltimore County Government  
Zoning Commissioner  
Office of Planning and Zoning

111 West Chesapeake Avenue  
Towson, MD 21204

887-3353

December 3, 1990

NOTICE OF REASSIGNMENT

CASE NUMBER(S): 91-189-SPH  
PETITIONER(S): Parkway Machine Corporation  
LOCATION: E/S York Road, 733' N of Round Ridge  
2301 York Road

THE ABOVE MATTER HAS BEEN REASSIGNED. HEARING WILL NOW TAKE PLACE AS FOLLOWS:

FRIDAY, JANUARY 25, 1991 at 2:00 p.m.

IN THE BALTIMORE COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE, ROOM 106, TOWSON, MARYLAND 21204.

J. Robert Haines

J. ROBERT HAINES  
ZONING COMMISSIONER  
BALTIMORE COUNTY

cc: Parkway Machine Company  
John B. Gontum, Esq.

Baltimore County  
Zoning Commissioner  
Office of Planning & Zoning  
Towson, Maryland 21204  
(301) 887-3353

DATE: 1-3-91

Parkway Machine Company  
1930 Greenspring Drive  
Timonium, Maryland 21093

RE: Petition for Special Hearing  
CASE NUMBER: 91-189-SPH  
E/S York Road, 733' N of Round Ridge Road  
(#2301 York Road)  
8th Election District - 3rd Councilmanic  
Petitioner(s): Parkway Machine Corporation  
HEARING: THURSDAY, JANUARY 17, 1991 at 2:00 p.m.

Dear Petitioner(s):

Please be advised that \$ is due for advertising and posting of the above captioned property.  
THIS FEE MUST BE PAID AND THE ZONING SIGN & POST SET(S) RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT ISSUE. DO NOT REMOVE THE SIGN & POST SET(S) FROM THE PROPERTY UNTIL THE DAY OF THE HEARING.

Please make your check payable to Baltimore County, Maryland. Bring the check and the sign & post set(s) to the Zoning Office, County Office Building, 111 W. Chesapeake Avenue, Room 113, Towson, Maryland fifteen (15) minutes before your hearing is scheduled to begin.

J. ROBERT HAINES  
ZONING COMMISSIONER  
BALTIMORE COUNTY, MARYLAND

JRH:gs

cc: John B. Gontum, Esq.

Baltimore County  
Zoning Commissioner  
Office of Planning & Zoning  
Towson, Maryland 21204  
(301) 887-3353

J. Robert Haines  
Zoning Commissioner

November 27, 1990

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the property identified herein in Room 106 of the County Office Building, located at 111 W. Chesapeake Avenue in Towson, Maryland 21204 as follows:

Petition for Special Hearing  
CASE NUMBER: 91-189-SPH  
E/S York Road, 733' N of Round Ridge Road  
(#2301 York Road)  
8th Election District - 3rd Councilmanic  
Petitioner(s): Parkway Machine Corporation  
HEARING: THURSDAY, JANUARY 17, 1991 at 2:00 p.m.

Special Hearing to approve site plan.

J. ROBERT HAINES  
Zoning Commissioner of  
Baltimore County

cc: Parkway Machine Corporation  
John B. Gontum, Esq.



Baltimore County Government  
Office of Zoning Administration  
and Development Management  
Office of Planning & Zoning

111 West Chesapeake Avenue  
Towson, MD 21204

(410) 887-3353

FEBRUARY 26, 1992

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing on the property identified herein in Room 118, Baltimore County Courthouse, 400 Washington Avenue, Towson, Maryland 21204 as follows:

CASE NUMBER: 92-312-SPD and 91-189-SPH  
2301 York Road  
8th Election District - 3rd Councilmanic  
Petitioner(s): Parkway Machine Corporation  
HEARING: TUESDAY, MARCH 31, 1992 at 9:00 a.m.

Special Hearing to approve an amended petition and site plan (prior case #3903).

*Lawrence E. Schmidt*  
Lawrence E. Schmidt  
Zoning Commissioner of  
Baltimore County

cc: Parkway Machine Corporation  
John B. Gontrum, Esq.  
a. Harry Oleynick

Baltimore County Government  
Zoning Commissioner  
Office of Planning and Zoning

111 West Chesapeake Avenue  
Towson, MD 21204

887-3353

January 10, 1991

John B. Gontrum, Esquire  
809 Eastern Blvd  
Baltimore, MD 21221

RE: Item No. 142, Case No. 91-189-SPH  
Petitioner: Parkway Machine Corporation  
Petition for Special Hearing

Dear Mr. Gontrum:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

IT WOULD BE APPRECIATED IF YOU WOULD RETURN YOUR WRITTEN COMMENTS TO MY OFFICE, ATTENTION JULIE WINIARSKI. IF YOU HAVE ANY QUESTIONS REGARDING THIS, PLEASE CONTACT HER AT 887-3391.

Very truly yours,  
*James E. Dyer*  
James E. Dyer  
Chairman  
Zoning Plans Advisory Committee

JED:jw

Enclosures

cc: Parkway Machine Corp.  
1930 Greenspring Drive  
Timonium, MD 21093

Baltimore County Government  
Zoning Commissioner  
Office of Planning and Zoning

111 West Chesapeake Avenue  
Towson, MD 21204

887-3353

Your petition has been received and accepted for filing this 28th day of September, 1990.

*J. Robert Haines*  
J. ROBERT HAINES  
ZONING COMMISSIONER

Received By:  
*James E. Dyer*  
Chairman,  
Zoning Plans Advisory Committee

Petitioner: Parkway Machine Corp., et al  
Petitioner's Attorney: John B. Gontrum

Baltimore County  
Department of Public Works  
Bureau of Traffic Engineering  
Courts Building, Suite 405  
Towson, Maryland 21204  
(801) 887-3554

November 28, 1990

Mr. J. Robert Haines  
Zoning Commissioner  
County Office Building  
Towson, MD 21204

Dear Mr. Haines:

The Bureau of Traffic Engineering has no comments for item numbers, 100, 115, 118, 137, 138, 139, 141, 142, and 143.

Very truly yours,  
*Michael S. Flanigan*  
Michael S. Flanigan  
Traffic Engineer Associate II

NSF/lab

received  
12/13/90

Baltimore County  
Fire Department  
700 East Joppa Road, Suite 901  
Towson, Maryland 21204-6500  
(801) 887-4500

OCTOBER 11, 1990

Paul H. Reincke  
Chief

J. Robert Haines  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, MD 21204

RE: Property Owner: PARKWAY MACHINE CORPORATION  
Location: #2301 YORK ROAD  
Item No.: 142 Zoning Agenda: OCTOBER 15, 1990

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1988 edition prior to occupancy.

REVIEWER: *Capt. W.D. Brady*  
Planning Group  
Special Inspection Division

Noted and  
Approved: *Captain W.D. Brady*  
Fire Prevention Bureau

JK/KEK

BALTIMORE COUNTY, MARYLAND  
INTER-OFFICE CORRESPONDENCE  
OCTOBER 10, 1990

TO: J. ROBERT HAINES, ZONING COMMISSIONER, DEPARTMENT ZONING

FROM: CHARLES E. BURNHAM, PLANS REVIEW CHIEF, DEPARTMENT OF PERMITS & LICENSES

SUBJECT: ZONING ITEM #: 142  
PROPERTY OWNER: Parkway Machine Corporation  
LOCATION: E/S York Road, 733' N of Round Ridge Road  
(#2301 York Road)  
ELECTION DISTRICT: 8th  
COUNCILMANIC DISTRICT: 3rd

A REVIEW OF THE SITE PLAN FOR THE ABOVE ZONING ITEM INDICATES THE FOLLOWING:

(X) PROPOSED SITE PLAN DOES, DOES NOT, COMPLY TO STATE CODE OF MARYLAND REGULATION 05.01.07, MARYLAND BUILDING CODE FOR THE HANDICAPPED.

( ) PARKING LOCATION (X) RAMPS (degree slope)  
( ) NUMBER PARKING SPACES (X) CURB CUTS  
(X) BUILDING ACCESS (X) SIGNAGE

( ) PLAN DOES, DOES NOT COMPLY TO SET BACKS FOR EXTERIOR FIRE SEPARATION DISTANCE OF ARTICLE 5 AND ARTICLE 9 OF THE CURRENT BALTIMORE COUNTY BUILDING CODE.

(X) A BUILDING PERMIT IS REQUIRED BEFORE ANY CONSTRUCTION CAN BEGIN. SECTION 111.1 OF ARTICLE 1. CONSTRUCTION DRAWINGS MAY BE REQUIRED.

( ) A CHANGE OF OCCUPANCY PERMIT IS REQUIRED TO CHANGE THE EXISTING USE OF THE STRUCTURE TO THE PROPOSED USE. SEE ARTICLE THREE AND ARTICLE ONE, SECTION 103.2 ALTERATIONS MAY BE NECESSARY BY CODE TO COMPLY TO NEW USE REQUIREMENTS.

( ) STRUCTURE IS SUBJECT TO FLOOD PLAIN LIMITATIONS, SECTION 516.0 COUNCIL BILL #158-88 (BALTIMORE COUNTY BUILDING CODE). Building shall satisfy the height, area & type of construction requirements of Article Four & Five of the Baltimore County Building Code as adopted by Council Bill #158-88. It appears sprinklers will be required by Section 502.3 and or Section 1002.9.

PERMITS MAY BE APPLIED FOR @ ROOM 100, 111 WEST CHESAPEAKE AVENUE, TOWSON, MARYLAND 21204 - PHONE - 887-3900.

THIS REVIEW COVERS ONLY MAJOR ITEMS ASSOCIATED WITH THE SITE PLAN, A FULL REVIEW MAY BE CONDUCTED WHEN THE PERMIT APPLICATION AND PLANS ARE SUBMITTED.

APPLICABLE CODE: 1987 NATIONAL BUILDING CODES AS ADOPTED BY COUNCIL BILL #158-88.

BALTIMORE COUNTY, MARYLAND  
INTER-OFFICE CORRESPONDENCE

TO: Zoning Advisory Committee DATE: October 18, 1990

FROM: Robert W. Bowling, P.E.

RE: Zoning Advisory Committee Meeting for October 15, 1990

The Developers Engineering Division has reviewed the subject zoning items and we have no comments for Items 115 and 141.

Item 137 is subject to the previous County Review Group comments.

For Items 100, 138, 139 and 142, County Review Group Meetings may be required for these improvements.

For Item 118, the property outline and square footage are incorrect as per R/W plat 78-150-15A. The Maple Road right-of-way at frontage equals 42 feet.

For Item 143, a 10-foot widening strip is required for future 50-foot right-of-way of Parkhigh Beach Road.

*Robert W. Bowling*  
Robert W. Bowling, P.E., Chief  
Developers Engineering Division

RWB:s

BALTIMORE COUNTY, MARYLAND  
INTER-OFFICE CORRESPONDENCE

TO: J. Robert Haines DATE: October 30, 1990  
Zoning Commissioner

FROM: Pat Keller, Deputy Director  
Office of Planning and Zoning

SUBJECT: Parkway Machine Corporation, Item No. 142

The Petitioner requests a Special Hearing to approve a site plan in an M.R. zone.

Prior to consideration of any development within the M.R. zone, the Baltimore County Zoning Regulations require the following per Section 240.3:

Procedure for use of an existing M.R. Zone -- When the owner of property located within an M.R. Zone proposes to develop such property, or any part thereof, he shall file with the Director of Planning five copies of a "Proposed Development Plan". Such plan shall show (a) existing topography and proposed changes in grade; (b) proposed streets within the planned area and their relation to adjacent streets; (c) approximate location, size and general character including, but not limited to, materials, of proposed structures; (d) proposed use; (e) location and size of parking lots, and loading and unloading areas based on anticipated number of employees and trucks; and (f) proposed screening and planting. The Planning Board shall, within thirty days after receipt of such plan by the Director of Planning make its recommendations in writing to the Zoning Commissioner. The Zoning Commissioner, after due notice, shall proceed to hold a public hearing on such proposed development plan, and shall there after pass an order approving or disapproving such plan. If approved with conditions, the conditions shall be incorporated in said order. An appeal may be taken from such order to the County Board of Appeals. [Bill No. 56, 1961.]

The Office of Planning and Zoning will provide additional comments following submission of the required plans.

received  
10/31/90



Parkway Machine Corporation, Item No. 142  
Page Two  
October 30, 1990

If there should be any further questions or if this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 887-3211.

PK/JL/cmm  
ITEM142/ZAC1

LAW FIRM  
*Romadka, Gontrum & Hennegan, P.A.*  
814 EASTERN BOULEVARD  
ESSEX, MARYLAND 21221  
TELEPHONE (301) 686-8274  
FAX # 686-0118

ROBERT J. ROMADKA  
JOHN B. GONTRUM  
JOHN O. HENNEGAN  
DONALD H. SHEFFY  
NANCY E. DWYER  
SHARON R. GAMBLE  
MARY H. BUCHANAN  
\*Also admitted in Florida

91-189-SPH  
October 1, 1990

J. Robert Haines  
Zoning Commissioner  
County Office Building  
111 West Chesapeake Avenue  
Room 109  
Towson, Maryland 21204

RE: Parkway Machine

Dear Commissioner Haines:

We have filed a Petition for Special Hearing pursuant to the zoning regulations regarding M.R. zones, to allow an addition on to an existing building located on the east side of York Road. We are proposing in our Petition, to return the building to its former use as the home of Parkway Machine Corporation. In addition, we are proposing offices in the rear. No variances are being sought. Several years ago in Case No. 88-444-A, the Petitioner filed for a new building and for zoning variances. After several hearings and discussions with the community, this case was withdrawn. It is very important to my client that he be able to have this hearing as soon as possible because he has a moving date on his current facility. We regret that this matter has dragged out for so long, but this zone is rather unique and numerous drafts of the plan had to be prepared in order to meet criteria for the M.R. zone. It is my understanding that five (5) copies of the plan were submitted in order that they be presented to the Planning Board for their review and advice. Any consideration which you can give us in scheduling this matter for a prompt hearing so that my client may have facilities in which to operate, will be greatly appreciated.

Very truly yours,

*J.B.G.*  
John B. Gontrum

JBG/cfh

LAW FIRM

*Romadka, Gontrum & Hennegan, P.A.*  
814 EASTERN BOULEVARD  
ESSEX, MARYLAND 21221  
TELEPHONE (301) 686-8274  
FAX # 686-0118

ROBERT J. ROMADKA  
JOHN B. GONTRUM  
JOHN O. HENNEGAN

DONALD H. SHEFFY  
NANCY E. DWYER  
SHARON R. GAMBLE  
MARY H. BUCHANAN  
\*Also admitted in Florida

November 1, 1990

J. Robert Haines  
Zoning Commissioner  
County Office Building  
111 West Chesapeake Avenue  
Room 109  
Towson, Maryland 21204

RE: Parkway Machine Corporation

Dear Commissioner Haines:

In reference to the above mentioned Zoning Case, as you may know, we have filed for a Special Hearing for an amended Site Plan in an M. R. Zone. As you know, this matter must be referred to the Planning Board for its advice prior to a Zoning Hearing.

We were instructed by both the current Planning Board and by a Zoning technician to file five extra copies of our Site Plan, with the information required by the regulations, with the Zoning office. This we did at the time of the filing of our Zoning request.

Accordingly, we would request Planning to review this matter and have it placed on the Planning Board agenda at the earliest possible date available.

The site is currently improved by a building that is presently occupied by Becton-Dickinson, however, they are consolidating their offices at Hunt Valley. As my clients own the property and would like to re-occupy the building as soon as possible so as not to have any interruption in their business, which has long been located in Baltimore County, your prompt attention to this matter would be greatly appreciated.

Thank you for your anticipated cooperation. If you have any further questions, please do not hesitate to contact me at your earliest convenience.

Very truly yours,

*J.B.G.*  
John B. Gontrum

JBG/pac  
cc: Pat Keller, Deputy Director of Planning

LAW FIRM  
*Romadka, Gontrum & Hennegan, P.A.*  
814 EASTERN BOULEVARD  
ESSEX, MARYLAND 21221  
TELEPHONE (301) 686-8274  
FAX # 686-0118

ROBERT J. ROMADKA  
JOHN B. GONTRUM  
JOHN O. HENNEGAN

DONALD H. SHEFFY  
NANCY E. DWYER  
SHARON R. GAMBLE  
MARY H. BUCHANAN  
\*Also admitted in Florida

January 21, 1991

Baltimore County Office of  
Planning and Zoning  
County Courts Building, Suite 406  
401 Bosley Avenue  
Towson, Maryland 21204

Attention: J. Robert Haines  
Zoning Commissioner

RE: Case Number - 91-189-SPH  
Parkway Machine Corporation

Dear Mr. Commissioner:

This will hereby serve as request for postponement of the hearing in the above referenced case, scheduled for January 23, 1991 at 2:00 p.m.

It is our understanding that the Planning Board had not reviewed this matter until January 17, 1991 and recommended that we request a postponement at this time.

Unfortunately, this matter had not been presented to the Planning Board and Planning and Zoning staff before being scheduled for a full C.R.G. proceeding and therefore the Planning Board had not reviewed the matter prior.

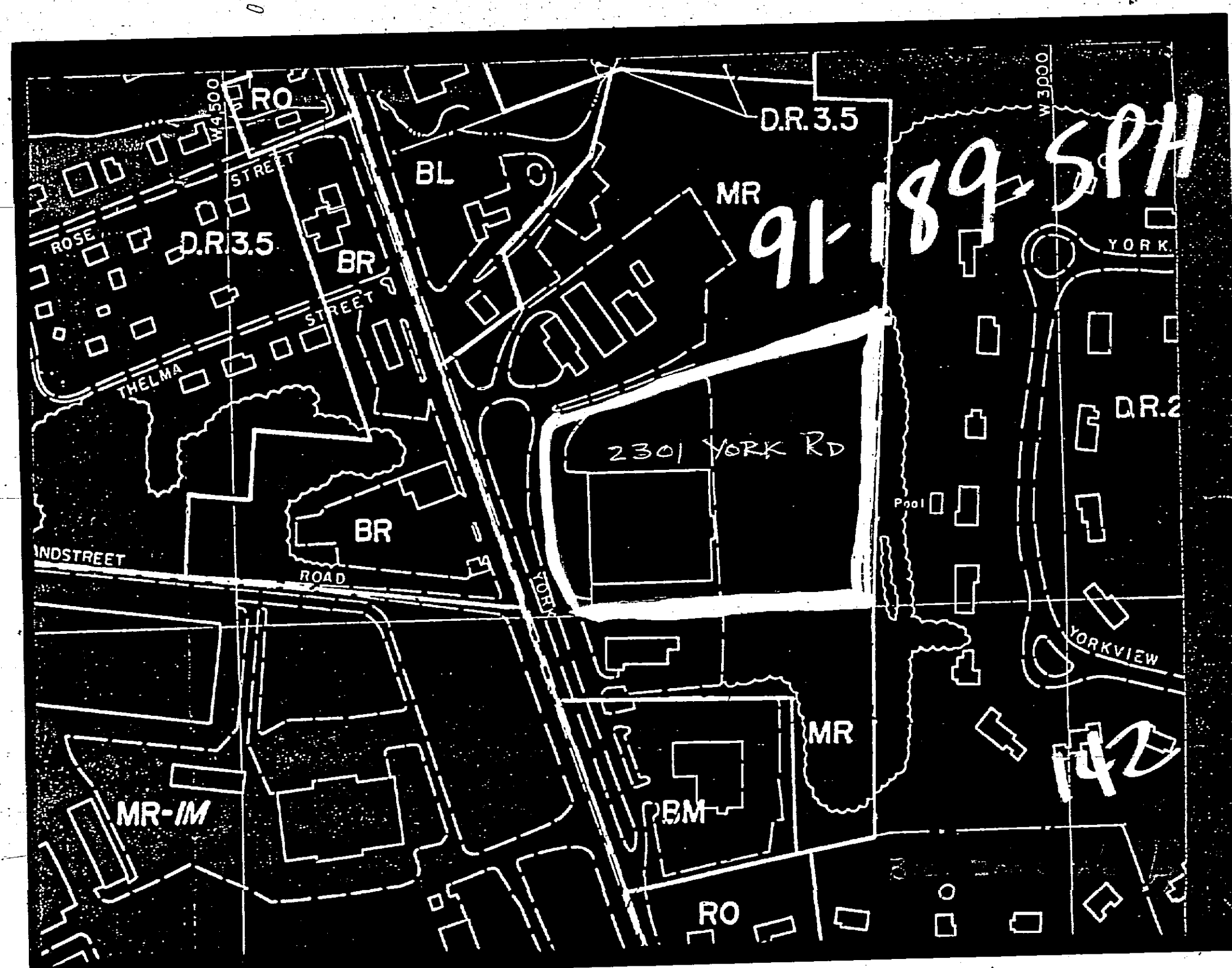
Consequently, we are requesting a postponement of sixty (60) days in order to have this matter resolved.

We appreciate your anticipated patience and cooperation concerning this matter.

Very truly yours,

*J.B.G.*  
John B. Gontrum

JBG/pac  
CC: Mel Tapper, Parkway Machine Corp.  
A. Harry Oleynick, M.D.









LAW FIRM  
Romadka, Gonsky & McLaughlin, P.A.  
814 EASTERN BOULEVARD  
ESSEX, MARYLAND 21221  
TELEPHONE: (410) 486-8274  
FAX: (410) 486-8118

ROBERT J. ROMADKA  
JOHN B. GONSKY  
J. MICHAEL MCLAUGHLIN, JR.

ELIZABETH A. YANNI  
Not admitted to practice in Maryland

April 25, 1995

Arnold Jablon, Director  
Zoning Administration and  
Development Management Office  
County Office Building  
111 W. Chesapeake Ave.  
Towson, MD 21204

Re: Parkway Machine Corp.  
York Road (2301)  
RGM File No.: 94-3004  
District: 8c3

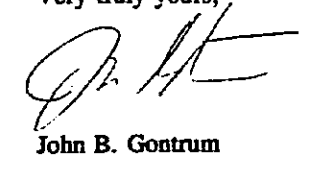
Dear Mr. Jablon:

Approximately four years ago, Parkway Machine was before the Zoning Commissioner of Baltimore County on a petition to modify and improve development plan in an M.R. zone. At that time we were trying to determine whether pursuant to §240.3 of the Baltimore County Zoning Regulations referral to the Planning Board was necessary. A preliminary determination had been made by the planning office that referral to the Planning Board was important. Upon review of §240.3, however, it became apparent that what we were actually seeking was an amendment to an existing development plan, which had been filed and approved in a previous zoning case number 3903. Consequently, referral to the Planning Board was not deemed necessary. The case went on for special hearing at which time it was approved.

The business of Parkway Machine Corporation has fortunately been very successful over the last few years and has expanded rapidly to the point where they have now filed a new special hearing petition for an amendment to the approved site plan, which would add an additional 20,789 square feet to the existing building area of 61,256 square feet. A variance is being sought also from the lot coverage provisions of the M.R. zone. This variance is being sought because of the neighborhoods concern that the building not go up in height and because of the demography of the property. As a result because it is a single story the F.A.R. on the site is .25, and our proposed F.A.R. is .31.

As this is an amendment to a previous existing development plan as opposed to a new development plan for a use in an M.R. zone and since the use of the M.R. zone is not changing from that which has been previously approved, we did not believe that a referral to the Planning Board was necessary with respect to this matter.

Please let me know whether or not you believe this matter should be referred to the Planning Board based on the previous review and on the request at this time.

Very truly yours,  
  
John B. Gonsky

JBG/tjb

cc: Ed Korman  
Mel. Tupper, Tupper Construction

5/16/1995  
TO: RCR  
Please refer

RECEIVED  
MAY 1 1995  
ZADM

Speed  
Letter

In the interest of speed and economy, we are enclosing this letter with this letterhead. You need not return it, but we would appreciate your return of the original.

May 2, 1995

Dear John,

I would agree, provided that the Director of the Office of Planning and Zoning would concur.

WCR  
W. Carl Richards, Jr.  
Zoning Supervisor

WCR:scj  
c: #92-312-SPH  
#91-189-SPH